

AMENDED IN ASSEMBLY APRIL 14, 2010

CALIFORNIA LEGISLATURE—2009—10 REGULAR SESSION

**ASSEMBLY BILL**

**No. 1838**

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**Introduced by Assembly Member Bill Berryhill**

February 12, 2010

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An act to add and repeal Sections 3485.5 and 3486.5 of the Civil Code, relating to unlawful detainer.

LEGISLATIVE COUNSEL'S DIGEST

AB 1838, as amended, Bill Berryhill. Unlawful detainer: controlled substances and firearms.

Existing law establishes the criteria for determining when a tenant is guilty of unlawful detainer, including conduct involving illegally selling a controlled substance, or the commission of an offense involving the unlawful possession or use of illegal weapons or ammunition or the use of the premises to further that purpose. Any of those acts may be deemed to constitute committing a nuisance on the premises.

Existing law authorizes, in specified counties, until January 1, 2014, a city prosecutor or city attorney to file an action for unlawful detainer in the name of the people against any person who is in violation of the nuisance or the illegal purpose provisions of the unlawful detainer provision described above, with respect to controlled substances or unlawful weapons or ammunition. These provisions also impose specified reporting requirements regarding the implementation of these programs upon the city attorney and city prosecutor of each participating jurisdiction. The information compiled pursuant to these provisions is reported annually to the California Research Bureau on or before January 30 of each year. The California Research Bureau is required to report to the Legislature, as specified.

This bill would permit the county district attorney in the County of San Joaquin to file an unlawful detainer action under these provisions. *This bill would also state the Legislature's intent that the County of San Joaquin fully participate in the existing pilot program under these provisions.*

Vote: majority. Appropriation: no. Fiscal committee: yes.  
State-mandated local program: no.

*The people of the State of California do enact as follows:*

1     *SECTION 1. It is the intent of the Legislature that the County*  
2     *of San Joaquin shall fully participate in the existing pilot project*  
3     *authorized by Sections 3485 and 3486 of the Civil Code, and to*  
4     *ensure that the pilot project produces an appropriately wide range*  
5     *of data, that the district attorney in the County of San Joaquin*  
6     *shall report information to the California Research Bureau in the*  
7     *same manner as other participating jurisdictions.*

8     ~~SECTION 1.~~

9     *SEC. 2.* Section 3485.5 is added to the Civil Code, to read:

10    3485.5. (a) The county district attorney may file an action for  
11    unlawful detainer pursuant to the provisions of Section 3485 in  
12    any court in the County of San Joaquin having jurisdiction over  
13    unlawful detainer cases involving real property situated in the  
14    County of San Joaquin.

15    (b) This section shall remain in effect only until January 1, 2014,  
16    and as of that date is repealed, unless a later enacted statute, that  
17    is enacted before January 1, 2014, deletes or extends that date.

18    ~~SEC. 2.~~

19    *SEC. 3.* Section 3486.5 is added to the Civil Code, to read:

20    3486.5. (a) The county district attorney may file an action for  
21    unlawful detainer pursuant to the provisions of Section 3486 in  
22    any court in the County of San Joaquin having jurisdiction over  
23    unlawful detainer cases involving real property situated in the  
24    County of San Joaquin.

25    (b) This section shall remain in effect only until January 1, 2014,  
26    and as of that date is repealed, unless a later enacted statute, that  
27    is enacted before January 1, 2014, deletes or extends that date.